

**Foxborough Planning Board  
Meeting Minutes  
January 23, 2014  
Boyden Library**

**Members Present:** Kevin Weinfeld, William Grieder, Gordon Greene, Ron Bressé, John Rhoads

**Also Present:** Planner Sharon Wason, Associate Member Designee Gary Whitehouse

**7:00 p.m. Review of old/new business**

**Review of Meeting Minutes**

The Board reviewed the following minutes:

August 15, 2013; September 26, 2013; October 10, 2013; October 24, 2013; and November 14, 2013. There were no changes to the minutes.

A **motion** to approve the minutes of August 15, 2013; September 26, 2013; October 24, 2013; and November 14, 2013 was made by Mr. Rhoads and seconded by Mr. Bressé. The motion carried 5-0-0.

A **motion** to approve the minutes of October 10, 2013 was made by Mr. Greene and seconded by Mr. Rhoads. The motion carried 3-0-2 (Mr. Weinfeld and Mr. Bressé abstained as they were absent at the meeting)

**Planner's Report**

PARC Grant – Ms. Wason informed the Board that a neighbors meeting is scheduled for January 30, 2014 concerning the Payson Fields. She stated that we have received a proposal from Mr. Buckley to perform engineering services for the Payson Recreation fields project. She requested permission from the Board to engage Bay Colony Group to perform these services.

A **motion** to engage Bay Colony Group to perform engineering services relating to the PARC Grant was made by Mr. Grieder and seconded by Mr. Weinfeld. The motion carried 5-0-0.

**Town Meeting Articles**

Scenic Roads - The Board reviewed the street list proposed by Ms. Thomas. Leonard Street should be limited from Cocasset to the bend at Leonard Terrace. The inclusion of Carpenter, South Cross, West Leonard, and West from Mill to the Wrentham line was suggested. Removal of Payson Road from the list was also discussed.

Mixed use – Need to add a definition for mixed use.

Complete Streets Policy – Adoption of the State's complete streets policy.

Town Center Overlay District – Adoption of Overlay District as discussed and prepared by Cynthia Wall.

Design Review District – Addition of roads to the district

Marijuana Regulations

State Hospital Buildings – Request the Legislature to remove the recreational use restriction for the Auditorium and land between Townhouse project and lacrosse field.

**Correspondence Review – Discussion of offer from Walpole Co-Operative Bank**

Ms. Wason explained that the Bank’s counsel has requested that the Board review the demand that was prepared and vote on the amount that is being requested from the Bank to complete all outstanding work at the “Autumn Valley Estates” subdivision. She distributed copies of the estimate and explained that the amount for the repair of street lights was removed since such costs are not included in the bond.

A **motion** to reduce the amount requested in the January 9, 2014 “Notice of Non-Completion by Spring Valley Homes LLC of Autumn Valley Estates Subdivision Obligations and for Release of Funds pursuant to Tripartite Agreement, from Fifty Thousand Dollars (\$50,000.00) to Forty-Four Thousand Five Hundred Dollars (\$44,500.00) was made by Mr. Grieder and seconded by Mr. Greene. The motion carried (5-0-0).

A **motion** to release Walpole Co-Operative Bank from the Tripartite Agreement and all of its obligations thereunder once said payment is received by the Board was made by Mr. Grieder and seconded by Mr. Bressé. The motion carried (5-0-0)

**7:30 p.m. Public Hearing – Special Permit  
Village Townhomes at Chestnut Green – Phase II**

Hearing has been rescheduled to the February 27, 2014 meeting.

**7:35 p.m. Action Items**

**Request to set performance guarantee for the “Lincoln Hill Estates” subdivision**

Ms. Wason stated that she has reviewed the calculations submitted by Mr. Ferrone and is proposing that the Board set the bond at \$127, 000 for 2 years and if extension is necessary then the number would escalate.

A **motion** to set the amount for the performance guarantee for the “Lincoln Hill Estates” at \$127,000 for 2 years and if an extension is necessary the number would escalate was made by Mr. Grieder and seconded by Mr. Bressé. The motion carried 5-0-0.

**Contract with county Engineers for downtown traffic counts**

Ms. Wason stated that, with considerable help from Mr. Greene, she has completed the request for engineering services from the County for traffic and turn counts in the downtown area and is requesting that the Board sign the request.

A **motion** to approve the request for engineering services from the Norfolk County Engineers was made by Mr. Rhoads and seconded by Mr. Bressé. The motion carried 5-0-0.

**8:00 p.m.** Meeting adjourned.

Respectfully submitted,  
Gabriela Jordan

Approved by: Kevin Weinfeld

Date: 5/22/14